

Grantee: Atlanta, GA

Grant: B-08-MN-13-0001

July 1, 2013 thru September 30, 2013 Performance Report



Grant Number:
B-08-MN-13-0001

Obligation Date:

Award Date:

Grantee Name:
Atlanta, GA

Contract End Date:
03/17/2013

Review by HUD:
Reviewed and Approved

LOCCS Authorized Amount:
\$12,316,082.00

Grant Status:
Active

QPR Contact:
Valerie Fontaine

Estimated PI/RL Funds:
\$1,500,000.00

Total Budget:
\$13,816,082.00

Disasters:

Declaration Number
NSP

Narratives

Areas of Greatest Need:

Distribution and and Uses of Funds:

Definitions and Descriptions:

Low Income Targeting:

Acquisition and Relocation:

Public Comment:

Overall	This Report Period	To Date
Total Projected Budget from All Sources	N/A	\$13,768,293.95
Total Budget	\$708.47	\$13,768,293.95
Total Obligated	\$0.00	\$13,624,044.87
Total Funds Drawdown	\$0.00	\$12,641,460.93
Program Funds Drawdown	\$0.00	\$11,167,351.83
Program Income Drawdown	\$0.00	\$1,474,109.10
Program Income Received	\$108,011.60	\$1,605,290.08



Total Funds Expended	\$176,330.02	\$13,035,519.03
Match Contributed	\$0.00	\$15,679,540.31

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$15,679,540.31
Limit on Public Services	\$1,847,412.30	\$0.00
Limit on Admin/Planning	\$1,231,608.20	\$1,032,717.22
Limit on State Admin	\$0.00	\$1,032,717.22

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$3,079,020.50	\$4,064,161.90

Overall Progress Narrative:

Program Developments- Current Reporting Period

- During the reporting period, NSP recipients were successful in completing two (2) units and had twenty-two (22) units under construction at the end of the reporting period.
- During the reporting period, one (1) unit was rented to eligible households.

Program Developments- All reporting Periods

- The City has been successful in obligating 100% of the NSP funds awarded and expending more than 100% of the allocation.
- The City has received a total of \$1,605,290.08 in program income. The City has drawn 100% of funds towards housing units to be occupied by households below 50% of the Atlanta Area Median Income.
- The NSP Developers/Sub-Recipients were able to acquire 273 units (210 rental and 63 for sale), rehabilitated 150 units, demolished 22 blighted units and provide a NSP financing Mechanism to two (2) households towards the purchase of foreclosed property.
- Thirty-four (34) NSP properties were sold, one (1) NSP property was lease-purchased and one hundred and twelve (112) NSP units were rented to income eligible households.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
2008-NSP1-ADMN, Planning/Administration	\$0.00	\$1,231,608.00	\$970,836.37



2008-NSP1-ARD, Aquisition/Rehab/Disposition	\$0.00	\$8,295,187.39	\$6,840,596.82
2008-NSP1-DEMO, Demolition	\$0.00	\$301,850.00	\$301,850.00
2008-NSP1-FIN, Financing	\$0.00	\$410,000.00	\$390,231.33
2008-NSP1-LBA, Land Banking	\$0.00	\$752,110.41	\$710,315.85
2008-NSP1-REDV, Redevelopment	\$0.00	\$2,800,000.00	\$1,953,521.46



Activities

Grantee Activity Number:	25210408.102.220131844 (RHB) LH25
Activity Title:	Resources for Residents and Communities

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Resources for Residents and Communities

Overall

	Jul 1 thru Sep 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$350,305.77
Total Budget	\$0.00	\$350,305.77
Total Obligated	\$0.00	\$350,305.77
Total Funds Drawdown	\$0.00	\$307,207.45
Program Funds Drawdown	\$0.00	\$292,723.36
Program Income Drawdown	\$0.00	\$14,484.09
Program Income Received	\$0.00	\$125,092.31
Total Funds Expended	\$540.00	\$307,747.45
Resources for Residents and Communities	\$540.00	\$307,747.45
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate, and sell or lease purchase foreclosed and vacant single family properties to households at or below 50% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

Resources for Residents and Communities in Georgia, Inc. (RRC) continued the rehabilitation of two (2) properties (1686 Avon Avenue and 1737 Sandtown Road) during this reporting period.

- 1686 Avon Avenue - Rehabilitation commenced in October and is expected to be completed during the next reporting period. The property is being marketed for sale.
- 1737 Sandtown Road - Rehabilitation commenced in November and is expected to be completed during the next reporting period. The property is under contract for sale and the sale is expected to be completed during the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	2/4
# ELI Households (0-30% AMI)	0	1/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/4
# of Singlefamily Units	0	2/4

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/4	0/0	2/4	100.00
# Owner Households	0	0	0	2/4	0/0	2/4	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.102.220131844 (RHB) LMMI
Activity Title:	Resources for Residents and Communities

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Resources for Residents and Communities

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$599,694.23

Total Budget

\$0.00

\$599,694.23

Total Obligated

\$0.00

\$599,694.23

Total Funds Drawdown

\$0.00

\$599,694.23

Program Funds Drawdown

\$0.00

\$552,024.01

Program Income Drawdown

\$0.00

\$47,670.22

Program Income Received

\$92,259.56

\$365,633.58

Total Funds Expended

\$16,989.77

\$616,684.00

Resources for Residents and Communities

\$16,989.77

\$616,684.00

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and sell or lease purchase foreclosed and vacant single family properties to households at or below 120% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta.

Activity Progress Narrative:
Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	5/4
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	5/4
# of Singlefamily Units	0	5/4



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	3/0	5/4	60.00
# Owner Households	0	0	0	0/0	3/0	5/4	60.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.104.220131844 (RHB) LH25
Activity Title:	Partnership for the Preservation of Pittsburgh

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Partnership for the Preservation of Pittsburgh

Overall	Jul 1 thru Sep 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$232,591.76
Total Budget	\$0.00	\$232,591.76
Total Obligated	\$0.00	\$232,591.76
Total Funds Drawdown	\$0.00	\$225,016.14
Program Funds Drawdown	\$0.00	\$195,754.44
Program Income Drawdown	\$0.00	\$29,261.70
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$224,921.14
Partnership for the Preservation of Pittsburgh	\$0.00	\$224,921.14
Match Contributed	\$0.00	\$0.00

Activity Description:

Acquire and Rehab foreclosed single family houses to be sold, leased or rented to households at 50% of the Area Median Income.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

Partnership for the Preservation of Pittsburgh (PPoP) is continuing to maintain three (3) rehabilitated properties (1000 Hubbard Street, 1006 Hubbard Street and 902 McDaniel Street) during this reporting period. They will be part of the NSP/Community Land Trust (CLT) collaborative. The CLT Plan submitted to the proposed lender during the previous reporting period is still under review.

PPoP continued the rehabilitation of two (2) properties (1154 Sims Street and 1169 McDaniel Street) and started the rehabilitation on one (1) property (803 Humphries Street). In addition to these three properties, PPoP was finalizing the due diligence required to start rehabilitation on four (4) properties (806 Humphries Street, 790 Humphries Street, 1133 Windsor Street and 1058 Hubbard Street) and the Notice to Proceed for these properties are expected to be issued during the next reporting period.

- 1154 Sims Street - Rehabilitation commenced in February and is expected to be completed during the next reporting period. A tenant has been approved and is expected to occupy the property during the next reporting period.
- 1169 McDaniel Street - Rehabilitation commenced in February and is expected to be completed during the next reporting period. A tenant has been approved and is expected to occupy the property during the next reporting period.
- 803 Humphries Street - Rehabilitation commenced in July and is expected to be complete during the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	2/4
# ELI Households (0-30% AMI)	0	1/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/4
# of Singlefamily Units	0	2/4

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/4	0/0	2/4	100.00
# Renter Households	0	0	0	2/4	0/0	2/4	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.106.220131844 (RDVR) LMMI
Activity Title:	Real Estate Alliance Partners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Real Estate Alliance Partners

Overall

	Jul 1 thru Sep 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$290,605.19
Total Budget	\$0.00	\$290,605.19
Total Obligated	\$0.00	\$290,605.19
Total Funds Drawdown	\$0.00	\$290,605.19
Program Funds Drawdown	\$0.00	\$210,391.40
Program Income Drawdown	\$0.00	\$80,213.79
Program Income Received	\$1,945.68	\$1,945.68
Total Funds Expended	\$0.00	\$290,605.18
 Match Contributed	 \$0.00	 \$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed and vacant single family homes for households at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:
Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	1/1
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	4/4
# of Singlefamily Units	0	4/4



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/0	2/0	4/4	100.00
# Renter Households	0	0	0	2/0	2/0	4/4	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.108.220131844 (RHB) 1058 Oglethorpe LH25
Activity Title:	1058 Oglethorpe Street (ARHP)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Atlanta Regional Housing Partners

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$159,507.43

Total Budget

\$0.00

\$159,507.43

Total Obligated

\$0.00

\$159,507.43

Total Funds Drawdown

\$0.00

\$157,630.69

Program Funds Drawdown

\$0.00

\$128,063.94

Program Income Drawdown

\$0.00

\$29,566.75

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$157,630.69

Atlanta Regional Housing Partners

\$0.00

\$157,630.69

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and rent multifamily units for households at or below 120% of the AMI. 4 units are designated to be rented to households at 50% AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

Atlanta Regional Housing Partners (ARHP) finished the rehabilitation of 1058 Oglethorpe Avenue, a 16 unit apartment complex in which four (4) units are designated LH25, in a prior quarter. All LH25 designated units were rented in a prior reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	1/1
# ELI Households (0-30% AMI)	0	4/0
	This Report Period	Cumulative Actual Total / Expected
	Total	Total



# of Housing Units	0	4/4
# of Multifamily Units	0	4/4

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	4/4	0/0	4/4	100.00
# Renter Households	0	0	0	4/4	0/0	4/4	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.108.220131844 (RHB) 1058 Oglethorpe LMMI
Activity Title:	1058 Oglethorpe Street (ARHP)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Atlanta Regional Housing Partners

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$478,522.30

Total Budget

\$0.00

\$478,522.30

Total Obligated

\$0.00

\$478,522.30

Total Funds Drawdown

\$0.00

\$472,892.04

Program Funds Drawdown

\$0.00

\$384,191.80

Program Income Drawdown

\$0.00

\$88,700.24

Program Income Received

\$8,299.56

\$8,299.56

Total Funds Expended

\$0.00

\$472,892.05

Atlanta Regional Housing Partners

\$0.00

\$472,892.05

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and rent multifamily units for households at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

Atlanta Regional Housing Partners (ARHP) finished the rehabilitation of 1058 Oglethorpe Avenue, a 16 unit apartment complex, in which twelve (12) units are designated LMMI, in a prior reporting period. One (1) unit was leased during this reporting period: unit 8 in September.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	1	1/1
	This Report Period	Cumulative Actual Total / Expected
	Total	Total

# of Housing Units	1	12/12
# of Multifamily Units	1	12/12

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	1	0	1	8/0	2/0	12/12	83.33
# Renter Households	1	0	1	8/0	2/0	12/12	83.33

Activity Locations

Address	City	County	State	Zip	Status / Accept
1058 Oglethorpe Ave SW Apt 8	Atlanta		Georgia	30310-2665	Match / Y

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number: 25210408.108.220131844 (RHB) LMMI

Activity Title: Atlanta Regional Housing Partners

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Atlanta Regional Housing Partners

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

N/A

To Date

\$219,825.00

Total Budget

\$0.00

\$219,825.00

Total Obligated

\$0.00

\$219,825.00

Total Funds Drawdown

\$0.00

\$216,316.08

Program Funds Drawdown

\$0.00

\$206,991.08

Program Income Drawdown

\$0.00

\$9,325.00

Program Income Received

\$1,904.00

\$51,924.53

Total Funds Expended

\$0.00

\$204,209.52

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and sell or rent foreclosed and vacant single family homes for households at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	4/4

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	4/4
# of Singlefamily Units	0	4/4



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	3/0	1/0	4/4	100.00
# Owner Households	0	0	0	0/0	1/0	1/3	100.00
# Renter Households	0	0	0	3/0	0/0	3/1	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.110.220131844 (RHB) 1003 Fair LH25
Activity Title:	1003 Fair Street (Pohl)

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

2008-NSP1-ARD

Project Title:

Aquisition/Rehab/Disposition

Projected Start Date:

03/05/2009

Projected End Date:

03/04/2013

Benefit Type:

Direct (HouseHold)

Completed Activity Actual End Date:**National Objective:**

NSP Only - LH - 25% Set-Aside

Responsible Organization:

Pohl Real Estate

Overall**Jul 1 thru Sep 30, 2013****To Date****Total Projected Budget from All Sources**

N/A

\$128,366.57

Total Budget

\$708.47

\$128,366.57

Total Obligated

\$0.00

\$127,658.10

Total Funds Drawdown

\$0.00

\$122,966.57

Program Funds Drawdown

\$0.00

\$113,317.05

Program Income Drawdown

\$0.00

\$9,649.52

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$128,366.57

Pohl Real Estate

\$0.00

\$128,366.57

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed property for household below 120%AMI. 5 units are designated to be rented to households below 50% AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta.

Activity Progress Narrative:

Pohl Real Estate completed the rehabilitation of 1003 Fair Street, a 7-unit property, in which five (5) units are designated LH25, during a prior reporting period. All LH25 designated units were rented in a prior reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/1
# ELI Households (0-30% AMI)	0	2/0

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	5/5



of Multifamily Units

0

5/5

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	5/5	0/0	5/5	100.00
# Renter Households	0	0	0	5/5	0/0	5/5	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources



Grantee Activity Number:	25210408.110.220131844 (RHB) 1003 Fair LMMI
Activity Title:	1003 Fair Street (Pohl)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Pohl Real Estate

Overall

	Jul 1 thru Sep 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$52,142.04
Total Budget	\$0.00	\$52,142.04
Total Obligated	\$0.00	\$52,142.04
Total Funds Drawdown	\$0.00	\$51,346.63
Program Funds Drawdown	\$0.00	\$47,486.58
Program Income Drawdown	\$0.00	\$3,860.05
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$51,346.63
Pohl Real Estate	\$0.00	\$51,346.63
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehabilitate and rent foreclosed properties for households at 120% AML.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

Pohl Real Estate completed the rehabilitation of 1003 Fair Street, a 7-unit property, in which two (2) units are designated LMMI, during a prior reporting period. Pohl Real Estate continued to market the property for lease.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/1
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	1/2
# of Multifamily Units	0	1/2



Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	1/0	1/2	100.00
# Renter Households	0	0	0	0/0	1/0	1/2	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number: 25210408.110.220131844 (RHB) LH25

Activity Title: Pohl Real Estate

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Pohl Real Estate

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

N/A

To Date

\$493,049.82

Total Budget

\$0.00

\$493,049.82

Total Obligated

\$0.00

\$493,049.82

Total Funds Drawdown

\$0.00

\$473,544.99

Program Funds Drawdown

\$0.00

\$409,837.71

Program Income Drawdown

\$0.00

\$63,707.28

Program Income Received

\$1,199.96

\$5,099.83

Total Funds Expended

\$0.00

\$473,639.99

Pohl Real Estate

\$0.00

\$473,639.99

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed and vacant single family homes for households at or below 50% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

Pohl Real Estate commenced the rehabilitation of one (1) property (988 Allene Avenue) and continued to market one property (384 Altoona Place) during this reporting period.

- 384 Altoona Place - Rehabilitation was completed in the last quarter. A tenant has been approved to move-in and the lease is expected to be signed during the next reporting period.
- 988 Allene Avenue - Rehabilitation was started in August and is expected to be completed during the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	5/9

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	8/14
# of Singlefamily Units	0	8/14

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	8/0	0/0	8/14	100.00
# Renter Households	0	0	0	8/0	0/0	8/14	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number: 25210408.110.220131844 (RHB) LMMI

Activity Title: Pohl Real Estate

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Pohl Real Estate

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

N/A

To Date

\$127,150.04

Total Budget

\$0.00

\$127,150.04

Total Obligated

\$0.00

\$127,150.04

Total Funds Drawdown

\$0.00

\$126,765.98

Program Funds Drawdown

\$0.00

\$126,765.98

Program Income Drawdown

\$0.00

\$0.00

Program Income Received

\$2,402.84

\$10,212.07

Total Funds Expended

\$0.00

\$126,765.98

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire and rehabilitate foreclosed homes for households at or below 120% AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	1/1

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	2/2
# of Multifamily Units	0	0/0

of Singlefamily Units

0

2/2

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	1/0	1/0	2/2	100.00
# Renter Households	0	0	0	1/0	1/0	2/2	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number:	25210408.112.220131844 (RHB) 340 Holly LH25
Activity Title:	340 Holly Street (FCCALBA/Achor Center)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

Achor Center

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$698,595.20

Total Budget

\$0.00

\$698,595.20

Total Obligated

\$0.00

\$698,595.20

Total Funds Drawdown

\$0.00

\$349,106.35

Program Funds Drawdown

\$0.00

\$280,073.75

Program Income Drawdown

\$0.00

\$69,032.60

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$401,119.51

Achor Center

\$0.00

\$295,738.20

COA/Fulton County Land Bank Authority

\$0.00

\$105,381.31

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and rent a foreclosed and vacant multifamily property to households at or below 50% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

340 Holly Street was transferred to APD Solutions from the Fulton County/City of Atlanta Land Bank Authority in a prior quarter. 340 Holly Street is a twelve (12) unit building, in which all of the units are designated for households below 50% AMI. Rehabilitation commenced in January and is approximately fifty percent complete. Rehabilitation is expected to be completed during the next reporting period. APD received approval from the City of Atlanta and State of Georgia for the Stream Buffer Variance. Notification to all adjacent properties and to the Neighborhood Planning Unit must be done prior to site work commencing. APD has requested to be added to the October agenda so that site work can commence during the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/1

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/12

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/12	0/0	0/12	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number: 25210408.112.220131844 (RHB) LH25

Activity Title: FCCALBA/Achor Center

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

Achor Center

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

N/A

To Date

\$166,143.59

Total Budget

\$0.00

\$166,143.59

Total Obligated

\$0.00

\$166,143.59

Total Funds Drawdown

\$0.00

\$120,955.11

Program Funds Drawdown

\$0.00

\$72,807.91

Program Income Drawdown

\$0.00

\$48,147.20

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$1,900.00

\$123,438.73

Achor Center

\$0.00

\$113,682.29

COA/Fulton County Land Bank Authority

\$1,900.00

\$9,756.44

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehabilitate, and rent foreclosed and vacant multifamily properties and duplexes to households at or below 50% of the AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta.

Activity Progress Narrative:

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	2/2

	This Report Period	Cumulative Actual Total / Expected
	Total	Total



# of Housing Units	0	2/2
# of Singlefamily Units	0	2/2

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	1/2	0/0	1/2	100.00
# Renter Households	0	0	0	1/2	0/0	1/2	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (FIN) 1034 Washington
Activity Title:	LBA Construction Financing

Activity Category:

Rehabilitation/reconstruction of residential structures

Activity Status:

Under Way

Project Number:

2008-NSP1-FIN

Project Title:

Financing

Projected Start Date:

03/05/2009

Projected End Date:

03/04/2013

Benefit Type:

Direct (HouseHold)

Completed Activity Actual End Date:**National Objective:**

NSP Only - LMMI

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall**Jul 1 thru Sep 30, 2013****To Date****Total Projected Budget from All Sources**

N/A

\$345,650.09

Total Budget

(\$9,360.50)

\$345,650.09

Total Obligated

\$0.00

\$345,650.09

Total Funds Drawdown

\$0.00

\$343,954.46

Program Funds Drawdown

\$0.00

\$337,245.83

Program Income Drawdown

\$0.00

\$6,708.63

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$343,954.46

Match Contributed

\$0.00

\$0.00

Activity Description:

To provide Construction Financing to rehabilitate a multi-family foreclosed property.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	1/1

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	10/6
# of Multifamily Units	0	10/6

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	2/0	0/0	2/0	100.00
# Renter Households	0	0	0	2/0	0/0	2/0	100.00

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (FIN) 1034 Washington LH25
Activity Title:	1034 Washington St

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-FIN

Projected Start Date:

03/05/2008

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Financing

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

COA/Fulton County Land Bank Authority

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$20,324.91

Total Budget

\$9,360.50

\$20,324.91

Total Obligated

\$0.00

\$10,964.41

Total Funds Drawdown

\$0.00

\$9,360.50

Program Funds Drawdown

\$0.00

\$9,360.50

Program Income Drawdown

\$0.00

\$0.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$0.00

\$9,360.50

Match Contributed

\$0.00

\$0.00

Activity Description:
Location Description:
Activity Progress Narrative:
Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (LBA)
Activity Title:	COA/Fulton County Land Bank Authority

Activity Category:

Land Banking - Acquisition (NSP Only)

Project Number:

2008-NSP1-LBA

Projected Start Date:

03/05/2009

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

COA/Fulton County Land Bank Authority

Overall
Total Projected Budget from All Sources
Total Budget
Total Obligated
Total Funds Drawdown
Program Funds Drawdown
Program Income Drawdown
Program Income Received
Total Funds Expended
Jul 1 thru Sep 30, 2013

N/A

(\$10,094.69)

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

\$0.00

To Date

\$185,624.88

\$185,624.88

\$185,624.88

\$185,624.88

\$176,138.47

\$9,486.41

\$27,548.19

\$184,995.53

Match Contributed

\$0.00

\$0.00

Activity Description:

To provide land banking services to eligible NSP properties.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:
Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/6
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/6
# of Singlefamily Units	0	0/6



Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (LBA) Lamar/Wadley
Activity Title:	Lamar/Wadley Project

Activity Category:

Acquisition - general

Project Number:

2008-NSP1-LBA

Projected Start Date:

03/05/2009

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

COA/Fulton County Land Bank Authority

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$271,962.37

Total Budget

\$3,000.00

\$271,962.37

Total Obligated

\$0.00

\$268,962.37

Total Funds Drawdown

\$0.00

\$267,217.84

Program Funds Drawdown

\$0.00

\$265,927.84

Program Income Drawdown

\$0.00

\$1,290.00

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$3,870.00

\$273,088.83

COA/Fulton County Land Bank Authority

\$3,870.00

\$273,088.83

Match Contributed

\$0.00

\$0.00

Activity Description:

Acquire and maintain foreclosed multifamily projects in areas of greatest need

Location Description:

Areas of Greatest Need in the City Limits of Atlanta

Activity Progress Narrative:

The Fulton Co/City of Atlanta Land Bank Authority (LBA) is continuing property maintenance on these properties until they are ready for development. LBA engaged a real estate agent to assist in the disposition of these properties. An offer was accepted and the buyer was completing their due diligence at the end of the reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/5
	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/40

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number: 25210408.114.220131844 (LBAD)

Activity Title: Land Bank Authority Disposition

Activity Category:

Land Banking - Disposition (NSP Only)

Project Number:

2008-NSP1-LBA

Projected Start Date:

03/05/2009

Benefit Type:

Area ()

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Land Banking

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

N/A

To Date

\$294,523.16

Total Budget

\$7,094.69

\$294,523.16

Total Obligated

\$0.00

\$287,428.47

Total Funds Drawdown

\$0.00

\$272,540.98

Program Funds Drawdown

\$0.00

\$268,249.54

Program Income Drawdown

\$0.00

\$4,291.44

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$19,008.50

\$322,091.88

COA/Fulton County Land Bank Authority

\$19,008.50

\$322,091.88

Match Contributed

\$0.00

\$0.00

Activity Description:

To landbank and maintain foreclosed vacant properties for future development.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

The Fulton Co/City of Atlanta Land Bank Authority (LBA) is continuing property maintenance on all land banked properties. The Partnership for Preservation of Pittsburgh (PPOP) has secured funding for the rehab of five (5) properties currently being landbanked. These five (5) properties are scheduled to be transferred from the LBA to PPOP during the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	4/30

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	4/31



Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (RDVA)
Activity Title:	COA/Fulton County Land Bank Authority

Activity Category:

Acquisition - general

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

COA/Fulton County Land Bank Authority

Overall
Total Projected Budget from All Sources
Jul 1 thru Sep 30, 2013

N/A

To Date

\$561,704.33

Total Budget

\$0.00

\$561,704.33

Total Obligated

\$0.00

\$561,704.33

Total Funds Drawdown

\$0.00

\$383,238.39

Program Funds Drawdown

\$0.00

\$382,688.39

Program Income Drawdown

\$0.00

\$550.00

Program Income Received

\$0.00

\$74,359.28

Total Funds Expended

\$6,835.00

\$414,224.06

COA/Fulton County Land Bank Authority

\$6,835.00

\$414,224.06

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire, rehab or construct vacant housing units for sale or for rent for household at 120% AMI.

Location Description:

Areas of Greatest Need in the City of Atlanta

Activity Progress Narrative:

The Fulton Co/City of Atlanta Land Bank Authority (LBA) has awarded one (1) one redevelopment (Activity E) property (504 East Ontario Avenue) to a developer for rehabilitation. LBA is continuing property maintenance on the remaining two properties until disposition, which is expected in the first quarter 2014.

- 504 East Ontario Avenue - This property was awarded to Atlanta Sustainable Development, LLC and was transferred from LBA to them in August. Rehabilitation was started in August and is expected to be completed during the next reporting period.

Accomplishments Performance Measures

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Properties	0	0/9



	This Report Period	Cumulative Actual Total / Expected
	Total	Total
# of Housing Units	0	0/9

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	0/0	0/0	0/9	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (RDVA) 339 Holly LH25
Activity Title:	339 Holly Street (LBA)

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

COA/Fulton County Land Bank Authority

Overall

	Jul 1 thru Sep 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$57,360.44
Total Budget	\$0.00	\$57,360.44
Total Obligated	\$0.00	\$57,360.44
Total Funds Drawdown	\$0.00	\$3,062.77
Program Funds Drawdown	\$0.00	\$2,142.77
Program Income Drawdown	\$0.00	\$920.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$5,723.13
COA/Fulton County Land Bank Authority	\$0.00	\$5,723.13
Match Contributed	\$0.00	\$0.00

Activity Description:
Location Description:
Activity Progress Narrative:

339 Holly Street (30 unit complex) was transferred to APD Solutions from the Fulton County/City of Atlanta Land Bank Authority in a prior quarter. The project is experiencing a funding gap. APD has submitted an application to Self Help's NSP2 program for additional funds and has received pre-approval. Building plans have been approved through permitting but construction will not begin until after the closing for the additional funds. Eight (8) of the units are designated for household with income up to 50% AMI.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	25210408.114.220131844 (RDVA) 339 Holly LMMI
Activity Title:	339 Holly Street (LBA)

Activity Category:

Acquisition - general

Project Number:

2008-NSP1-REDV

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Redevelopment

Projected End Date:

03/04/2013

Completed Activity Actual End Date:
Responsible Organization:

COA/Fulton County Land Bank Authority

Overall

	Jul 1 thru Sep 30, 2013	To Date
Total Projected Budget from All Sources	N/A	\$229,441.77
Total Budget	\$0.00	\$229,441.77
Total Obligated	\$0.00	\$229,441.77
Total Funds Drawdown	\$0.00	\$228,439.55
Program Funds Drawdown	\$0.00	\$224,960.55
Program Income Drawdown	\$0.00	\$3,479.00
Program Income Received	\$0.00	\$0.00
Total Funds Expended	\$0.00	\$227,692.11
COA/Fulton County Land Bank Authority	\$0.00	\$227,692.11
Match Contributed	\$0.00	\$0.00

Activity Description:

To acquire, rehab and rent a multifamily complex to households below 120% AMI

Location Description:

Areas of Greatest Need in the City Limits of Atlanta

Activity Progress Narrative:

339 Holly Street (30 unit complex) was transferred to APD Solutions from the Fulton County/City of Atlanta Land Bank Authority in a prior quarter. The project is experiencing a funding gap. APD has submitted an application to Self Help's NSP2 program for additional funds and has received pre-approval. Building plans have been approved through permitting but construction will not begin until after the closing for the additional funds. Twenty-two (22) of the units are designated for household with income up to 120% AMI.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number: 25210408.114.220131844 (RHB) LMMI

Activity Title: LBA Rehabilitation

Activity Category:

Rehabilitation/reconstruction of residential structures

Project Number:

2008-NSP1-ARD

Projected Start Date:

03/05/2009

Benefit Type:

Direct (HouseHold)

National Objective:

NSP Only - LMMI

Activity Status:

Under Way

Project Title:

Aquisition/Rehab/Disposition

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA/Fulton County Land Bank Authority

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

To Date

N/A

\$1,000,000.00

Total Budget

\$0.00

\$1,000,000.00

Total Obligated

\$0.00

\$876,314.58

Total Funds Drawdown

\$0.00

\$876,314.58

Program Funds Drawdown

\$0.00

\$784,737.64

Program Income Drawdown

\$0.00

\$91,576.94

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$79,555.68

\$1,080,180.36

COA/Fulton County Land Bank Authority

\$79,555.68

\$1,080,180.36

Match Contributed

\$0.00

\$0.00

Activity Description:

Location Description:

Activity Progress Narrative:

The Fulton County/City of Atlanta Land Bank Authority (LBA) has awarded four (4) properties (3243 Welmingham Drive, 3633 Ramsey Close, 496 Rankin Street and 3136 Lovell Drive) to a developer for rehabilitation. Rehabilitation has commenced on three (3) properties, completed on two (2) properties and sale agreements were executed on two (2) properties during this reporting period.

- 3243 Welmingham Drive - This property was awarded to The MacCallan Group and was transferred from LBA to them in July. Rehabilitation was started in July and completed in September. A contract for sale was executed in September and the property is expected to sell during the next reporting period.
- 3633 Ramsey Close - This property was awarded to The MacCallan Group and was transferred from LBA to them in July. Rehabilitation was started in July and completed in September. A contract for sale was executed in September and the property is expected to sell during the next reporting period.
- 496 Rankin - This property was awarded to REALG and was transferred from LBA to them in September. Rehabilitation is expected to start during the next reporting period.
- 3136 Lovell Drive - This property was awarded to National Property Institute, LLC and was transferred from LBA to them in September. Rehabilitation was started in September and is expected to be completed during the next reporting period.

LBA transferred two (2) properties (215 Harper Road and 2829 Third Avenue) to Real Estate Alliance Partners Group, LLC (REALG) during a prior reporting period. REALG continued rehabilitation on two (2) properties (2829 Third Avenue and 215 Harper Road).

- 2829 Third Avenue - Rehabilitation began in December and is expected to be completed during the next reporting period.
- 215 Harper Road - Rehabilitation began in January and is expected to be completed during the next reporting period.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources

Amount

No Other Funding Sources Found

Total Other Funding Sources

Grantee Activity Number: 25210409.101.220131844 (ADM)

Activity Title: PLANNING/ADMINISTRATION

Activity Category:

Administration

Project Number:

2008-NSP1-ADMN

Projected Start Date:

03/05/2009

Benefit Type:

()

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Planning/Administration

Projected End Date:

03/04/2013

Completed Activity Actual End Date:

Responsible Organization:

COA, Office of Housing

Overall

Total Projected Budget from All Sources

Jul 1 thru Sep 30, 2013

N/A

To Date

\$1,231,608.00

Total Budget

\$0.00

\$1,231,608.00

Total Obligated

\$0.00

\$1,231,608.00

Total Funds Drawdown

\$0.00

\$1,032,717.22

Program Funds Drawdown

\$0.00

\$970,836.37

Program Income Drawdown

\$0.00

\$61,880.85

Program Income Received

\$0.00

\$0.00

Total Funds Expended

\$47,631.07

\$1,102,983.84

COA, Office of Housing

\$47,631.07

\$1,102,983.84

Match Contributed

\$0.00

\$0.00

Activity Description:

To acquire , rehabilitate, demolish, and sell of foreclosed and vacant single family homes for at or below 120% of the AMI.

Location Description:

Areas of greatest need in the City of Atlanta.

Activity Progress Narrative:

During the reporting period, the following supporting efforts to implement the DCA NSP program occurred:

- Two (2) NSP staff members attended the Center for Community Progress Vacant Properties Conference from September 9 to 11th.
- One (1) NSP staff member participated on NSP Webinar: Meeting 25% Requirement on July 18th.
- The Strategic Community Investment Plan (SCI) completed its final revisions and submission of the full report is slated for the next reporting period. The document now includes individual statistical profiles for each of the City's 258 neighborhoods. Additionally, the executive summary contains language that better reflects the intended uses of the document and instructions based on the type of community stakeholder.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

Address	City	County	State	Zip	Status / Accept
			Georgia	-	Not Validated / N

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Monitoring, Audit, and Technical Assistance

Event Type	This Report Period	To Date
Monitoring, Audits, and Technical Assistance	0	9
Monitoring Visits	0	9
Audit Visits	0	0
Technical Assistance Visits	0	0
Monitoring/Technical Assistance Visits	0	0
Report/Letter Issued	0	9